

Cairndearg Murrayfield Castletown

**Offers Over
£235,000**



- Detached House
- 4 bedrooms
- Views of Olrig Hill
- Semi-Rural Setting
- 2 garages
- Oil central heating

Discover this charming four-bedroom house situated in the coastal village of Castletown. This property offers an ideal retreat for families seeking space, comfort, and a view over the Highland countryside. Accommodation includes four well-proportioned bedrooms, two bathrooms, a large kitchen/diner and 3 reception rooms providing plenty of living space for large families. There is a large wrap around garden and plenty of additional space provided by a lean-to garage and separate detached double garage. The semi-rural location is a great blend of country living and modern convenience. From the house, it is a short walk to the beach, heritage trail and many amenities including a doctor surgery, primary school, petrol station, convenience store and butchers. Thurso is a short 10 minute drive away, which has a train station, supermarkets, cinema, UHI and much more. Oil central heating and double glazing throughout. Council tax band D and EPC rating E.

Home Report and virtual tour through the Pollard Property website, www.pollardproperty.co.uk

What3words: [///install.enlighten.ready](https://www.what3words.com/#!/enlighten-ready)

**Porch** **5' 11" x 5' 7" (1.8m x 1.7m)**

A large and bright entrance space with built in storage, practical wood effect flooring and wood lining. There are modern uPVC windows and doors in the porch and throughout the majority of the property.

Hall **11' 6" x 4' 11" (3.5m x 1.5m)**

The extensive hallway provides access throughout the ground floor and to the stairs. It is fully carpeted with light painted walls. The hall widens in places to allow furniture. Storage is not an issue with two hall cupboards.

Kitchen/Diner **18' 4" x 8' 10" (5.6m x 2.7m)**

The kitchen is a long, rectangular room with dual aspect windows providing plenty light to the space. The extensive kitchen units are finished with a hardwood door, green work surface and tiled splashback. Appliances include a double oven, ceramic hob and stainless steel sink with mixer tap and centre bowl. There is space for two additional appliances such as a washing machine and dishwasher. The room is completed with a vinyl floor covering and light wallpaper.

Lounge **15' 5" x 13' 5" (4.7m x 4.1m)**

A welcoming room, recently renovated with a modern wallpaper and light carpet. There is a windows overlooking the private back garden and countryside beyond. The focal point is the open coal fire, which has a back boiler capable of heating all the hot water and some of the radiators.

Garden Room **16' 5" x 8' 6" (5.0m x 2.6m)**

Glazed double doors lead from the hallway to the bright garden room which overlooks the rear lawn and Orlig hill beyond. The room itself is a generous sized extension ideal for entertaining or lazy summer days. There is an opening leading to a separate snug/office area. The space is tastefully finished off with decorated walls and a light carpet.

Snug **11' 6" x 5' 11" (3.5m x 1.8m)**

This nook is currently used as a dining area. The room would be well suited for an office or hobby room. The same carpet and decor extends from the garden room into the snug.

Bathroom **9' 10" x 5' 7" (3.0m x 1.7m)**

A white three piece bathroom suite with an electric shower over the bath. Complete with a clear shower screen and wood lining. The colour scheme is light blue and white with wood effect linoleum flooring. Heating is provided by a white plumbed towel rail.

Bedroom 1 **12' 6" x 9' 10" (3.8m x 3.0m)**

The primary bedroom is a generous size. There is a large wardrobe with sliding mirrored doors. The room is bright and airy courtesy of the large, south facing window which overlooks the back garden. Decorated with a red and white colour scheme and cream carpet.

Bedroom 2 **13' 9" x 9' 10" (4.2m x 3.0m)**

Large double bedroom with fitted wood effect furniture. The room is neutrally finished with light walls and wood effect flooring. There is a large window overlooking the side garden.

Landing **6' 11" x 6' 11" (2.1m x 2.1m)**

The landing is large and bright with a south facing velux window. Finished with carpets and light painted walls. There is access to the two upstairs bedrooms and shower room.

Shower Room **5' 3" x 5' 3" (1.6m x 1.6m)**

Green shower room suite includes a recessed shower enclosure with electric shower. Cork flooring and tiled walls.



Bedroom 3 **12' 6" x 10' 6" (3.8m x 3.2m)**

Bedroom 3 has a large wardrobe that has the potential to be combined with the upstairs shower room to increase the size of the upstairs bathroom. There is a blanket box built in over the stairs and a south facing velux windows.

Bedroom 4 **12' 8" x 7' 7" (3.87m x 2.3m)**

A large 4th bedroom with dual walk in wardrobes providing ample storage space. There is a south facing velux windows. Tastefully finished with a grey carpet and light coloured walls.

Workshop/Garage **18' 1" x 12' 6" (5.5m x 3.8m)**

This single garage has 2 windows and a large up and over garage door. It houses the oil boiler, which keeps the chill off the room in winter. Profile sheet roofing. Ideal for a workshop or small garage.

Detached Garage **38' 5" x 12' 2" (11.7m x 3.7m)**

The garage can comfortably fit two large cars with room to spare. It has the potential to be converted into an annex as it has its own south facing courtyard. The roof is pitched and tiled. There is a large roller door to the front, two windows and a door at the rear of the garage.

Gardens

To the front there is a driveway providing parking for at least 2 to 3 cars. There is a large south facing back garden, mainly laid to lawn. There is a south facing paved courtyard adjacent to the detached garage.





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